



Willow Bank Drive, Pontefract WF8 2WQ



Welcome to

Willow Bank Drive, Pontefract

Three bedroom detached home featuring an entrance hall with WC, lounge, dining room, modern kitchen with appliances, three double bedrooms, en-suite, bathroom, integral garage, drive, enclosed garden, close to amenities, schools, transport and green spaces.



Entrance Hall

With a front entrance door, laminate flooring and a gas central heating radiator.

Wc

With a low level flush WC, wash hand basin set in a vanity unit, laminate flooring, chrome heated towel rail and a window to the side.

Lounge

14' 9" x 11' 7" (4.50m x 3.53m)

With a bay window to the front, laminate flooring, electric fire and a gas central heating radiator.

Dining Room

7' 6" x 9' 10" (2.29m x 3.00m)

With a window to the front, laminate flooring and a gas central heating radiator.

Kitchen

14' 9" x 11' 7" (4.50m x 3.53m)

A fitted kitchen consisting of wall, base and drawer units with laminate work surfaces over, stainless steel sink and drainer, integrated hob, electric oven, integrated fridge freezer, dishwasher, space for washing machine, laminate flooring, spot lights to the ceiling, gas central heating radiator, window to the rear and a door to the rear.

Landing

With a gas central heating radiator, storage cupboard and access to the part boarded loft with a ladder.

Bedroom One

13' 2" x 8' 11" (4.01m x 2.72m)

With three windows to the front, fitted wardrobes and a gas central heating radiator.

Ensuite

A suite consisting of a low level flush WC, wash hand basin set in a vanity unit, walk in shower, laminate flooring, extractor fan, chrome heated towel radiator and a window to the front.

Bedroom Two

12' 6" x 9' 1" (3.81m x 2.77m)

With a window to the rear, laminate flooring and a gas central heating radiator.

Bedroom Three

8' 1" x 8' 10" to wardrobes (2.46m x 2.69m to wardrobes)

With a window to the rear, fitted wardrobes containing integral office space and a gas central heating radiator.

Bathroom

A suite consisting of a low level flush WC, wash hand basin set in a vanity unit, bath, extractor fan, chrome heated towel rail, vinyl flooring, spot lights to the ceiling, extractor fan and a window to the side.

Front Garden

With a driveway, lawn to the side and side access to the rear garden.

Rear Garden

With a lawned garden, two paved patios, wooden shed, flower borders and fence and hedge surround.

Garage

An attached garage with up and over door, boiler, laminate flooring, half used as an office.



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Welcome to

Willow Bank Drive, Pontefract

- Three Bedroom Detached House
- NO CHAIN
- Bathroom, En-Suite and WC
- Modern Kitchen
- Ideal Family Home

Tenure: Freehold EPC Rating: C
Council Tax Band: D

£279,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
PON119873 - 0003

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